

CITY OF VANCOUVERREGULAR COUNCIL MEETING

A Regular meeting of the Council of the City of Vancouver was held on Tuesday, November 9, 1971, in the Council Chamber, at approximately 9:30 A.M.

PRESENT: His Worship the Mayor
Aldermen Adams, Bird, Broome, Calder (10:40 a.m.),
Hardwick, Linnell, Phillips, Rankin,
Sweeney and Wilson

CLERK TO THE COUNCIL: R. Thompson

PRAYER The proceedings in the Council Chamber were opened with prayer offered by the Rev. Dr. George Turpin, Civic Chaplain.

ACKNOWLEDGMENT His Worship the Mayor acknowledged the presence in the Council Chamber of students from Windermere School, under the direction of Mr. Achtemichuk.

'IN CAMERA' MEETING

The Council agreed to an 'In Camera' meeting later this day.

ADOPTION OF MINUTES

MOVED by Ald. Hardwick,
SECONDED by Ald. Linnell,
THAT the Minutes of the Regular Council meeting (including 'In Camera'), dated November 2, 1971, be adopted.

- CARRIED

COMMITTEE OF THE WHOLE

MOVED by Ald. Bird,
SECONDED by Ald. Sweeney,
THAT this Council resolve itself into Committee of the Whole, His Worship the Mayor in the Chair.

- CARRIED

REPORT REFERENCEProject 200:
Progress Report

The Council received a 'Report Reference' from the Assistant Director of Planning and Civic Development - Special Projects, in respect of progress in the development of Project 200.

UNFINISHED BUSINESS

It was agreed to defer the following matters pending the hearing of delegations later this day:

- (a) Control of Oily Wastes: Myer Franks Limited
- (b) Grant Request: 3H Society
- (c) Staff Holidays in Lieu of Christmas Day and New Year's Day

COMMUNICATIONS OR PETITIONS

1. Highway Link: Lillooet and
Pemberton-Squamish

A communication was noted from the Squamish-Lillooet Regional District requesting the Council support completion of Highway 99 from West Vancouver to Lillooet.

MOVED by Ald. Rankin,

THAT the City of Vancouver support the position of the Squamish-Lillooet Regional District with respect to the completion of this highway and a copy of this resolution be forwarded to the Minister of Highways.

- CARRIED

2. Moran Dam

A resolution was received from the Corporation of the City of New Westminster as follows:

WHEREAS this Council believes that the Fraser River is one of the main food generating sources for the people of this Province;

AND WHEREAS the Federal Governments of the United States and of Canada have invested many millions of dollars to protect and to augment the fish bearing capacity of the Fraser River;

AND WHEREAS this Council feels that we are fast approaching an era of diminishing social and economic return as a result of too great a technological victory over nature;

AND WHEREAS this Council views with alarm the action of the Provincial Government in initiating dam construction studies for the Fraser River, that would if acted upon destroy for all time, the heritage of a "natural bounty" that has passed to this generation.

BE IT RESOLVED THAT: The New Westminster Council immediately notify the Provincial Government of our concern and state that we stand unalterably opposed to policies that lead to the conclusion that any responsible governmental body is in favour of the hydro-electric tampering with the ecology of the Fraser River and its fish carrying tributaries.

BE IT FURTHER RESOLVED THAT: This Council seek the support of the Federal Government of Canada and all other Municipalities in the conclusion of this resolution.

MOVED by Ald. Bird,

THAT the City of New Westminster resolution be supported.

- CARRIED

MOVED by Ald. Broome,

THAT the matter be tabled.

- LOST

(The motion of Alderman Bird was put and carried)

3. Christmas Bonus: Social Allowances
Delegations

MOVED by Ald. Bird,

THAT, pursuant to request received, delegations be heard from the following on the matter of Christmas Bonus re Social Allowances:

Unemployed Citizens Welfare Improvement Council

Vancouver Welfare Rights Organization

- CARRIED

Regular Council, November 9, 1971 3

COMMUNICATIONS OR PETITIONS (cont'd)

4. Preservation of Christ Church
Cathedral: Delegation Request

MOVED by Ald. Linnell,
THAT, pursuant to request received, a delegation be heard from the 'Save Christ Church Cathedral Committee' in regard to the preservation of the Cathedral.

- CARRIED

5. Special Council Meeting:
Transportation

MOVED by Ald. Wilson,
THAT a special meeting of the Council be held on Monday, November 15, 1971, at 3:00 P.M. to consider further the transportation report from the Greater Vancouver Regional District.

- CARRIED

BOARD OF ADMINISTRATION AND OTHER REPORTS

A. General Report, November 5, 1971

Works and Utility Matters

Modification to Special Street Lighting Project: (Court #406)
33rd Avenue, 41st Avenue, Granville Street, East Boulevard (Cl. 6)

The Council considered the proposals in this clause in regard to modification of the special street lighting project as set out in detail in Item 2 of Court of Revision No. 406 and relating particularly to the area bounded by 33rd Avenue, 41st Avenue, Granville Street and East Boulevard.

After due consideration it was,

MOVED by Ald. Adams,
THAT this clause be not adopted but appropriate action be taken with respect to lighting of unlit blocks, as referred to in the Board of Administration report, and the Board be requested to advance such unlit streets on a new Local Improvement project basis.

- LOST

A recorded vote was requested. The record, therefore, is as follows:

FOR THE MOTION

Alderman Adams
Alderman Calder
Alderman Phillips
Alderman Linnell
Alderman Hardwick

AGAINST THE MOTION

His Worship the Mayor
Alderman Sweeney
Alderman Bird
Alderman Wilson
Alderman Broome
Alderman Rankin.

(The motion was declared lost)

MOVED by Ald. Broome,
THAT Clause 6 of the report of the Board of Administration (Works and Utility matters), dated November 5, 1971, be adopted.

- CARRIED

(Aldermen Adams, Calder, Phillips, Linnell
and Hardwick voted in the negative)

Regular Council, November 9, 1971 4

At this point the Council recessed at approximately 10:50 A.M. and after an 'In Camera' session reconvened at 11:20 A.M., in open session, with Alderman Wilson absent.

BOARD OF ADMINISTRATION AND OTHER REPORTS (cont'd)

Works and Utility Matters (cont'd)

Condition of 4500 block Ontario Street
and Security at Capilano Stadium Property
(Clause 10)

After due consideration of the details in this report, it was,

MOVED by Ald. Hardwick,
THAT action be taken to proceed to improve the boulevard on the Ontario Street side of the Capilano Stadium in conjunction with the Park Board in its development of the proposed parking lot;

FURTHER THAT planting referred to in this Board of Administration report, between 29th and 30th Avenues, be included in the new Winter Works program.

(referred)

MOVED by Ald. Broome,
THAT Clause 10 of the report of the Board of Administration (Works and Utility matters), dated November 5, 1971, be referred to the Standing Committee on General Purposes, together with Alderman Hardwick's motion, for consideration when the Committee is studying the question of the use of the Stadium.

- CARRIED

Balance of Works and Utility Matters

MOVED by Ald. Bird,
THAT, in respect of the report of the Board of Administration (Works and Utility matters), dated November 5, 1971, Clauses 1 to 5 inclusive and 7 be adopted and Clauses 8 and 9 received for information.

- CARRIED

Social Service and Health Matters

Group Trailer Parking:
Century Dog Club of B.C.

MOVED by Ald. Bird,
THAT the report of the Board of Administration (Social Service and Health matters), dated November 5, 1971, be adopted.

- CARRIED

Building and Planning Matters

Development Permit Application:
Service Station: 2611 Kingsway
(Clause 1)

It was agreed to defer consideration of this clause pending the hearing of a delegation as requested.

Development Permit Application:
Proposed Warehouse, 1125 West 8th Avenue
(Clause 2)

It was agreed to defer consideration of this clause pending an oral report from the Director of Planning and Civic Development later this day in regard to the nature of development in this block. (see page 17)

BOARD OF ADMINISTRATION AND OTHER REPORTS (cont'd)

Licenses and Claims Matters

Accident Claim: Christopher Payne

MOVED by Ald. Bird,

THAT the report of the Board of Administration (Licenses and Claims matters), dated November 5, 1971, be adopted.

- CARRIED

Fire and Traffic Matters

Surplus Fire-Fighting Equipment (Clause 2)

It was agreed to defer consideration of this clause pending the hearing of a delegation as requested.

Special Temporary Christmas
Traffic Control Measures (Clause 1)

MOVED by Ald. Linnell,

THAT Clause 1 of the report of the Board of Administration (Fire and Traffic matters), dated November 5, 1971, be adopted.

- CARRIED

Finance Matters

Steel Scaffolding: Capilano Stadium
(Clause 3)

MOVED by Ald. Phillips,

THAT consideration of Clause 3 of the Board of Administration report (Finance matters), dated November 5, 1971, be referred to the Standing Committee on General Purposes meeting to be held November 15th, in respect of use of the Capilano Stadium.

- CARRIED

Balance of Finance Matters

MOVED by Ald. Linnell,

THAT Clauses 1 and 2 of the report of the Board of Administration (Finance matters), dated November 5, 1971, be adopted.

- CARRIED

B. Personnel Matters, Regular
October 29, 1971

Salary Review: 2 Positions
Property Negotiator I and III

MOVED by Ald. Broome,

THAT the report of the Board of Administration (Personnel matters, Regular), dated October 29, 1971, be adopted.

- CARRIED

C. Personnel Matters,
Supplementary, November 5

MOVED by Ald. Broome,

THAT the report of the Board of Administration (Personnel matters, Supplementary), dated November 5, 1971, be adopted.

- CARRIED

Regular Council, November 9, 1971 6

BOARD OF ADMINISTRATION AND OTHER REPORTS (cont'd)

Property Matters,
November 5, 1971

Proposed Firehall Site:
vicinity Burrard and Smithe Streets
(Clause 2)

MOVED by Ald. Adams,
THAT Clause 2 of the report of the Board of Administration
(Property matters), dated November 9, 1971, be adopted.

- CARRIED BY THE
REQUIRED MAJORITY

Expropriation: 626 East Pender Street
Mr. Dia Foon Soon (Clause 1)

MOVED by Ald. Adams,
THAT Clause 1 of the report of the Board of Administration
(Property matters), dated November 5, 1971, be received for
information.

- CARRIED

E. New Street Names

The Board of Administration, under date of November 5,
1971, submitted the following report:

The following report has been received from the Street Naming
Committee:

"Your Street Naming Committee comprising representatives of
City Clerk, Building Inspector, City Engineer, Director of
Planning and Civic Development, at a recent meeting gave
consideration to the naming of certain areas in Gastown.
The Committee recommends, therefore, that the areas shown
on the attached map located between Water and Cordova Streets
and Cambie and Carrall Streets be named Trounce Alley, Blood
Alley Square, and Gaolers Mews*. Further recommended that
Corporation Counsel be instructed to submit the necessary
amendments to the Street Naming By-law.

The Committee also agreed to the naming of the following
private thoroughfares located on the United Co-operative
Housing Society Development at 49th Avenue and Boundary
Road: Coquihalla Drive, Dease Lane, Cheam Place, Tantalus
Lane and Tuam Place.

These names on the Housing Society's property are submitted
for the information of Council."

Your Board RECOMMENDS that the foregoing report of the Street
Naming Committee be approved.

*(This 'Street' is private property)

MOVED by Ald. Hardwick,
THAT the foregoing report of the Board of Administration
be approved.

- CARRIED

Regular Council, November 9, 1971 7

BOARD OF ADMINISTRATION AND OTHER REPORTS (cont'd)

F. Report of Standing Committee on
General Purposes, October 28

MOVED by Ald. Broome,

THAT the report of the Standing Committee on General Purposes dated October 28, 1971, be received for information.

- CARRIED

G. Winter Employment Programs

The Board of Administration, under date of November 8, 1971, submitted the following report:

The City Engineer reports as follows:

"BACKGROUND

The Federal and Provincial Governments have announced a number of programs designed to encourage employment during the winter months. Three of these have direct application to City activities and a fourth is of interest although the City will not itself be an applicant. In some cases the Provincial scheme can, with advantage, be combined with one or other of the Federal programs. All of the programs are outlined below for the information of Council. This is the first report; others will follow.

On-the-Job Training Program:

This is a Federal Government \$20 Million program for on-the-job training of young people presently unemployed. Municipalities are not eligible.

Loans to Exhibitions and Fairs:

This is a Federal Government \$10 Million loan program for construction of multi-purpose fair building and facilities. The Municipality must guarantee the loan, which will be at reduced rates and may be for up to 90% of the cost. There may be some application for the Pacific National Exhibition and they are investigating this program.

New Housing, Land Assembly, and Sewage Treatment:

This is a Federal Government \$113 Million program of accelerated loans. Through C.M.H.C., loans will be made for Public Housing, Low Rental Housing, Sewage Treatment Facilities, and Land Assembly. There is no direct application to the City apparent at this time.

Local Initiatives - Municipal Program:

This is a Federal Government \$50 Million program to provide funds for new labour-intensive projects, which will benefit the community. The Federal Government will pay wage cost up to \$100 per week and in addition up to 17% to cover fringe benefits and other costs. Various departments are proposing a wide range of projects including physical improvements, surveys, record updating, and a variety of services under this program.

Federal-Provincial Employment Loan Program:

This is a Federal Government \$160 Million program to provide loans for additional or accelerated capital projects. As well as offering lower interest rates, the Federal Government will 'forgive' an amount of the loan equal to 75% of the on-site labour cost up to the end of May 1972. Projects to which the Federal Government is already contributing under other programs are not eligible. Capital Work has a lower labour content than the type of project advanced under the Local Initiatives program. The forgiveness feature will, however, allow the City to undertake additional and accelerated capital works at a significantly reduced cost.

cont'd...

BOARD OF ADMINISTRATION AND OTHER REPORTS (cont'd)

Winter Employment Programs (cont'd)

British Columbia Job Opportunities Program:

This is a Provincial scheme under which the province will pay up to 50% of the wages of persons hired into newly created positions, providing those persons have been residents of the province for 12 months and on the Welfare Rolls for 3 months. The most useful application of this program is in combination with the others. If those on a Local Initiative project must be paid more than the Federal Government maximum average of \$100 per week, the Province will pay the additional wages (up to one half) of persons hired from Welfare Rolls. Similarly, on a Federal-Provincial Employment Loan Project, the Province will pay the remaining 25% of the wages of those persons hired from the Welfare Rolls.

Local Initiatives - Community Groups Program:

This program parallels the Local Initiative - Municipal Program and covers projects undertaken by non-profit groups in the community. They will not be directly involved, but the Social Planning/Community Development, Engineering, and possibly Museums Departments will be encouraging and assisting groups to advance projects.

CITY PROPOSALS

All departments have made every effort to develop projects to qualify under the appropriate programs. Many otherwise suitable projects had to be excluded because they are already participating in the previous Federal Government Loan Program. The time available for preparation of projects has been very limited. Nevertheless, a substantial program has been advanced by several departments, as described and tabulated in the attached documents. Submission of additional projects for both programs, including some from Welfare & Rehabilitation and other departments will be submitted later.

In the cost tabulations, estimates of the Provincial contribution possible through hiring people eligible under the Opportunities Program have been included. Depending upon the availability of suitable people, the Provincial contribution may vary substantially from estimate.

Table 1 - Local Initiative - Municipal

Total Cost	\$813,300
Senior Government Share	\$708,400
Estimated City's Share	\$104,900

The Director of Finance advises that the funds for the City's share up to year end (\$ 15,750) can be appropriated from Revenue Surplus of prior years pending the September 30, 1971 Revenue Budget Review. The funds for the 1972 City's share (\$ 89,150) can be provided by advance approval under the 1972 Revenue Budget.

Table 2 - Federal-Provincial Employment Loan Projects

Total Cost	\$ 2,730,000
Senior Government Share	\$ 704,125
Estimated City's Share	\$ 2,025,875

Most of this is 'accelerated' work, brought forward into the 1971-72 Winter Period to provide employment and to take advantage of the Senior Government Programs. Two items are additional work, not previously planned but made possible by the Senior Government contributions to the projects. Funds for the City's share of these projects is available under the 1971-75 Five Year Plan. Reports will be advanced in the normal way for appropriation of City Funds, including anticipation of the 1972-73 Capital Budgets.

cont'd...

Regular Council, November 9, 1971 9

BOARD OF ADMINISTRATION AND OTHER REPORTS (cont'd)

Winter Employment Programs (cont'd)

RECOMMENDATIONS

1. Local Initiative - Municipal

I RECOMMEND, on behalf of the various departments, that:

- (a) The projects listed in Table 1 be approved and the several Department Heads be authorized to sign application forms and, subject to Senior Government approvals, to carry out the projects;
- (b) \$15,750 for the 1971 portion of the net City's cost be appropriated from Revenue Surplus of Prior Years, and \$89,150 for the 1972 portion be approved in advance of the 1972 Revenue Budget.

2. Federal-Provincial Employment Loan Projects

I RECOMMEND that the projects listed in Table 2 be approved for inclusion in the City's Winter Employment Program; and the Department Heads be authorized to sign application forms."

Your Board RECOMMENDS that the foregoing report of the City Engineer be adopted.

MOVED by Ald. Phillips,
THAT the recommendations in the foregoing report of the Board of Administration be approved.

- CARRIED

In connection with the above subject matter, a communication was received from the Hastings Sunrise Action Council under date of November 4, 1971, requesting the Council include workers needed for improving the North-East sector in requests for Federal grants under the new Federal Works Program.

MOVED by Ald. Broome,
THAT this communication be received and a copy of the Board of Administration report of November 8th on Winter Employment Programs be furnished to the organization.

- CARRIED

COMMITTEE OF THE WHOLE

MOVED by Ald. Hardwick,
THAT the Committee of the Whole rise and report.

- CARRIED

MOVED by Ald. Hardwick,
SECONDED by Ald. Broome,
THAT the report of the Committee of the Whole be adopted.

- CARRIED

MOTIONS

1. Closing of Lane (South of Wall Street
East of Slocan Street)

MOVED by Ald. Rankin,
SECONDED by Ald. Phillips,
THAT WHEREAS

1. The City of Vancouver is the owner of all the streets and lanes lying within the limits of the City of Vancouver;

2. Plan 11585, subdivided Lot 156, Town of Hastings, into Lots "A" and "B" and dedicated a lane 20 feet in width at the rear of said Lots "A" and "B";

3. The dedicated lane is surplus to the City's highway requirements;

4. The owner of Lots "A" and "B" has made application to acquire the surplus lane in order to consolidate the closed lane and Lots "A" and "B" into one parcel;

THEREFORE BE IT RESOLVED THAT all the lane dedicated by the deposit of Plan 11585, be closed, stopped up and conveyed to the owner of abutting said Lots "A" and "B"; and

BE IT FURTHER RESOLVED THAT the said closed lane and said Lots "A" and "B" be consolidated to form one parcel.

- CARRIED

2. Burning Periods

At the meeting on November 2nd, Notice was called on the following motion of Alderman Adams, seconded this day by Alderman Rankin:

MOVED by Ald. Adams,
SECONDED by Ald. Rankin,
THAT the Council authorize waste burning during the days between the permitted weekend periods each year.

- LOST

(The motion was put and lost)

3. Policy re Parades

The following Notice of motion was submitted at the Council meeting on November 2nd:

MOVED by Ald. Sweeney,
SECONDED by Ald. Calder,

THAT WHEREAS some parades in the City of Vancouver have caused an inconvenience to the general public;

AND WHEREAS Council wishes all parades to cause a minimum of inconvenience to the general public;

BE IT RESOLVED THAT Council adopt a policy whereby all parade requests in the City of Vancouver be submitted to the Police Department and the Traffic Engineer for route approval prior to submission to Council for final approval.

(tabled)
(see next page)

MOTIONS (cont'd)

Policy re Parades (cont'd)

MOVED by Ald. Phillips,
SECONDED by Ald. Sweeney,
THAT the foregoing motion by Alderman Sweeney and Alderman
Calder be tabled pending a report from the City Engineer and
Chief Constable on the procedure in dealing with parade
applications.
- CARRIED

4. Leasing of Apartments and Housing

The following Notice of motion was submitted at the
Council meeting on November 2nd:

MOVED by Ald. Hardwick,
SECONDED by Ald. Rankin ,
THAT WHEREAS according to recent C.M.H.C. reports vacancy
rates in the City have increased;
BE IT RESOLVED THAT the Board of Administration report
on the feasibility of leasing existing apartments and houses to
augment the supply of public housing and senior citizen housing.
- CARRIED

(The motion was put and carried)

The Council recessed at approximately 12:00 noon to
reconvene in open session in the Council Chamber at 2:00 P.M.

The Council reconvened in the Council Chamber at approxi-
mately 2:00 P.M., His Worship the Mayor in the Chair and the
following members present:

PRESENT: His Worship the Mayor
Aldermen Adams, Bird, Broome, Calder,
Hardwick, Linnell (3:00 P.M.)
Phillips, Rankin, Sweeney and
Wilson

DELEGATIONS AND UNFINISHED BUSINESS

1. Control of Oily Wastes
Myer Franks Limited

As a result of a Board of Administration report dated
October 1st, the Council instructed the President of Myer
Franks Limited appear before Council and show cause why his
license should not be suspended.

A further report of the Board of Administration, dated
October 20th, was received setting out an historical resume
and a representative of the Company appeared at this meeting,
submitting a brief dated November 9, 1971, expressing the
Company's various views on the matter and particularly pointing
out that the major solution to this problem is in providing a
method of disposing of sludge.

MOVED by Ald. Sweeney,
SECONDED by Ald. Wilson,
THAT the Council instruct the City Engineer to consult
with the B.C. Research Council for an opinion on the feasibility
of separating, incinerating, or other means of disposal of the
objectionable effluent, on an economic basis.
- LOST

DELEGATIONS AND UNFINISHED BUSINESS (cont'd)

Control of Oily Wastes
Myer Franks Limited (cont'd)

MOVED by Ald. Broome,
SECONDED by Ald. Phillips,
 THAT the City of Vancouver business license for Myer
Franks Limited not be renewed as of January 1, 1972, until
such time:

"as a process is installed, or contracted for, which
provides waste material which can be accepted by the
Greater Vancouver Regional District for a sewer
connection or can be disposed of by any other approved
method. Such installation shall be properly engineered
and supported with adequate drawings and specifications:
these conditions to be subject to the satisfaction of
the City Engineer."

- CARRIED

A recorded vote was requested. The result, therefore,
is as follows:

FOR THE MOTION

Alderman Adams
Alderman Broome
Alderman Linnell
Alderman Hardwick
Alderman Phillips
Alderman Calder
Alderman Bird
His Worship the Mayor

AGAINST THE MOTION

Alderman Rankin
Alderman Sweeney
Alderman Wilson

(The motion was declared CARRIED)

MOVED by Ald. Linnell, in amendment,
SECONDED by Ald. Calder,
 THAT the suspension be immediately.

- LOST

A recorded vote was requested. The result, therefore, is
as follows:

FOR THE MOTION

Alderman Linnell
Alderman Broome

AGAINST THE MOTION

Alderman Hardwick
Alderman Rankin
Alderman Adams
Alderman Wilson
Alderman Phillips
Alderman Calder
Alderman Sweeney
Alderman Bird
His Worship the Mayor

(The motion was declared LOST)

2. Grant Request \$10,000
3H Society

The Council considered a request from the Handicrafts
for Homebound Handicapped Persons' Society for a grant. A
representative of the organization appeared in support.

cont'd....

DELEGATIONS AND UNFINISHED BUSINESS (cont'd)

Grant Request 3H Society (cont'd)

In the Board of Administration report submitted under date of September 17, 1971, the Director of Social Planning/Community Development recommends as follows:

"I recommend a grant of \$5,000 subject to the following conditions:

- 1. That it be applied to the position of Occupational Counsellor.
- 2. The society apply for membership in the United Appeal.
- 3. The society undertake to adopt the program budgetting system applied to UCS agencies. (50% of this grant is likely to be recoverable under the Canada Assistance Plan)

The Comptroller of Accounts advises that there are no funds available in Contingency Reserve, and if the grant request is approved the funds will have to be provided by a transfer from Revenue Surplus of prior years."

MOVED by Ald. Bird,
SECONDED by Ald. Wilson,
THAT a grant of \$5,000 be approved, on the basis recommended by the Director of Social Planning/Community Development and set out above.

- CARRIED BY THE
REQUIRED MAJORITY

3. Staff Holidays in Lieu of
Christmas Day and New Year's Day

A representative of the Municipal and Regional Employees Union appeared on behalf of his Union, the Vancouver Civic Employees Union, the Vancouver Foreman's Association and the Registered Nurses Association, asking the days of Friday December 24th and December 31st be granted as holidays for Civic staffs.

MOVED by Ald. Rankin,
SECONDED by Ald. Wilson,
THAT the Civic staffs be granted December 24th and December 31st as holidays.

- LOST

A recorded vote was requested. The record, therefore, is as follows:

FOR THE MOTION

Alderman Wilson
Alderman Bird
Alderman Rankin

AGAINST THE MOTION

Alderman Phillips
Alderman Calder
Alderman Sweeney
His Worship the Mayor
Alderman Linnell
Alderman Broome
Alderman Adams
Alderman Hardwick

(The motion was declared LOST)

BOARD OF ADMINISTRATION AND OTHER REPORTS (cont'd)

Community Care Facilities
Licensing Act (cont'd)

- 4. Inspections to assess compliance initially and periodically with municipal by-laws pertaining to health and safety of the premises. This represents a combined assessment by health, building and fire inspectors.

Inspections under (4) above have always been done by municipal staff. This work is therefore not affected by the change in location of the Community Care Facilities Licensing Board staff.

Enforcement of any provisions of the act is always carried out directly by the staff of the board regardless of who carries out inspections under (1) to (3) above.

There has been a further review of additional staffing required to carry out a basic program under (1) to (3) above. Initially two professional staff (one for facilities for the aged and one to work on behalf of child care services) plus clerical support (one full-time clerk) would be required. Additional consideration should also be given to part-time nutrition services. Experience with the operation of this staff would determine any need for additional staffing.

Discussions with the Health Branch pursuant to the Council resolution of July 13 has confirmed that there will be no funds transferred to the City of Vancouver to finance the hiring of the needed staff. The Health Branch has agreed to second (until her retirement February 1973) to the Vancouver City Health Department one of the Vancouver-based staff of the Community Care Facilities Licensing Board. (This is the same person who is currently carrying out a reduced inspectional program in the City of Vancouver.)

The whole issue of responsibility for these inspections has been reviewed by the Corporation Counsel.

Section 9 of the Act states:

'Each municipality shall investigate every application made within that municipality for a licence to operate a community care facility, shall report and make recommendations to the board as required by the board, and shall perform such additional duties as the board, subject to the approval of the Lieutenant-Governor, may direct by regulation.'

Section 5, however, of the same Act states:

- '(1) A chief inspector, deputy inspectors, and such other employees as may be necessary for the purposes of this Act may be appointed under the provisions of the Civil Service Act.
- (2) The chief inspector, either directly or through his deputies, shall investigate and report to the board respecting every application for a licence to operate a community care facility under the provisions of this Act and, subject to the approval of the Minister shall perform such additional duties as the board may direct.'

In the view of the Corporation Counsel, the same responsibilities are given in Section 5 to the staff of the Community Care Facilities Licensing Board as are apparently given under Section 9 to the municipal staff.

The Corporation Counsel also points out that the municipal staff have not been appointed inspectors under this Act.

Sections 11 and 12 refer specifically to 'authorized representatives of the board' and 'other person authorized in writing by the board' respectively:

cont'd....

BOARD OF ADMINISTRATION AND OTHER REPORTS (cont'd)

Community Care Facilities
Licensing Act (cont'd)

- '11. Every community care facility shall be open at all times to visitation and inspection by any member of the board, by the chief inspector, by any deputy inspector, or by any authorized representative of the board, who may examine any part thereof and may call for and inspect the financial and other records of the community care facility and may inquire into all matters concerning the community care facility, its employees and guests including any treatment or rehabilitation programme being carried out in the community care facility.
- 12. Any member of the board, the chief inspector, or a deputy inspector, or any other person authorized in writing by the board, if he has cause to believe that a building or structure is being used as a community care facility may enter and inspect the building, structure, or community care facility and every part thereof, and may request full information from the owner or occupant respecting the purpose for which the building, structure, or community care facility is being used, and the owner or occupant shall, upon request, give access to the building, structure, or community care facility, and disclose full information respecting its use.'

There has been no written authorization to municipal staff to act for the board. It may therefore be illegal for a municipal employee to enter premises except to verify compliance with City by-laws.

The Corporation Counsel therefore concludes that in consideration of all the foregoing that the municipal staff remain responsible only for inspections related to municipal by-law compliance. (This work has always been done and is still currently being done by municipal staff in the Departments of Health, Permits and Licenses and Fire.)

The classification of facilities and the number of persons served in each category is appended to this report. It is seen that nearly five and one-half thousand Vancouver persons are served by these licensed facilities. It is also known to our respective staffs that a number of persons are cared for in unlicensed facilities within Vancouver. The number of these is not known but this statement is made to indicate that five and one-half thousand is a minimum figure and that an adequate inspectional service should give attention to bringing all unlicensed institutions into compliance with the Act. The basic inspectional program visualized by the Medical Health Officer and the Director of Welfare Services is considered absolutely essential to the health and well being of this dependent population.

The money required to operate an inspectional program under the Community Care Facilities Licensing Act in Vancouver is of the order of \$35,000 per annum (a reduction of this figure is possible if staff are seconded by the Provincial Government).

The Medical Health Officer and Director of Welfare Services report therefore that they have been unable to secure from the Province of British Columbia the staff or money resources required to carry out the inspectional program of the Community Care Facilities Licensing Act.

The Medical Health Officer and Director of Welfare Services further report that in the view of the Corporation Counsel there is no clear obligation of the City of Vancouver staff to carry out these inspections under this Act."

cont'd....

BOARD OF ADMINISTRATION AND OTHER REPORTS (cont'd)

Community Care Facilities
Licensing Act (cont'd)

MOVED by Ald. Broome,
SECONDED by Ald. Adams,
THAT the Provincial Department of Health Services resume sole responsibility for inspection of Community Care facilities as the Health Department of the Province of British Columbia remains the Licensing Authority for all care facilities under this Act:

FURTHER THAT the Chairman of the Standing Committee on Health and Welfare make direct representations to the Minister of Health Services on this matter.

- CARRIED

Building and Planning Matters (cont'd)

Development Permit Application:
Proposed Warehouse, 1125 West 8th Avenue
(Clause 2)

MOVED by Ald. Adams,
THAT Clause 2 of the report of the Board of Administration (Building and Planning matters), dated November 5, 1971, be adopted.

- CARRIED

ENQUIRIES AND OTHER MATTERS

<u>Alderman Wilson - Delegation Arrangements: Miscellaneous Workers Wholesale and Retail Delivery Drivers and Helpers Union</u>	enquired respecting delegation arrangements for November 23 in respect of this Union and was advised arrangements are being made.
---	---

<u>Alderman Sweeney - West End Community Centre and Ice Skating Rink</u>	referred to a communication from the Killarney Community Centre Society dated November 1, 1971 expressing its views respecting the size of the proposed ice skating rink in the proposed West End Community Centre. The Alderman enquired why the communication was not presented to Council.
--	---

The City Clerk explained that the communication arrived in the morning in the normal mail and was, therefore, not brought to his attention in time for consideration while the subject was under discussion by Council early in the proceedings.

NOTICE OF MOTION

The following Notices of Motion were submitted and recognized by the Chair:

1. Interim Detoxification Centre

MOVED by Ald. Rankin,
SECONDED by Ald. Hardwick,
THAT WHEREAS the Detoxification Centre for the City of Vancouver is vitally needed;

cont'd....

Regular Council, November 9, 1971 18

NOTICE OF MOTION (cont'd)

Interim Detoxification Centre (cont'd)

AND WHEREAS considerable progress has been made in the implementation of a permanent hospital in this regard;

AND WHEREAS the condition of the people in the Skid Road area regarding alcoholism is at the critical stage and has been for a number of years;

THEREFORE BE IT RESOLVED THAT the City of Vancouver proceed with the financing of a unit for an interim detoxification centre as set out in the brief of the Salvation Army Harbour Lights Corps of October 19, 1971 by arranging the financing immediately for such a facility.

(Notice)

2. Town Planning Commission

MOVED by Ald. Calder,
THAT WHEREAS the Chairman of the Town Planning Commission issued a report in 1968 regarding changes he felt should be made in the Commission;

AND WHEREAS the Chairman and an increasing number of Commission members believe the Chairman's recommendations should be re-introduced and examined;

THEREFORE BE IT RESOLVED THAT the Council strike a committee consisting of the Chairman of the Town Planning Commission, one or two Council members, a representative of the labour organizations, a representative of the ratepayers organizations and others as Council may choose to appraise the past and present function of the Town Planning Commission and make recommendations as to any changes in the Commission's policies and direction as they may determine.

(Notice)

The Council adjourned at approximately 4:50 P.M.

The foregoing are Minutes of the Regular Council meeting dated November 9, 1971, which were adopted on November 16, 1971.

H. A. Bird
DEPUTY MAYOR

R. Thompson
CITY CLERK

5th November, 1971.

The following is a report of the Board of Administration:

WORKS & UTILITY MATTERS

CITY ENGINEER'S REPORT

RECOMMENDATIONS:

1. Street Widening North Side of Powell Street
West of Princess Avenue and Lots 17 to 19,
Block 42, D.L. 196

"An application has been received from the owner of Lots 17 to 19, Block 42, D.L. 196, to purchase the 7-foot widening strip for Powell Street abutting the lots.

I RECOMMEND that the former south 7 feet of Lots 17 to 19, Block 42, D.L. 196 now highway be closed and stopped up and conveyed to the owner of Lots 17 to 19 subject to the following conditions:-

- (a) The sale price to be the sum of \$1,575 in accordance with the recommendation of the Supervisor of Property and Insurance.
- (b) The closed road and Lots 17 to 19 to be consolidated to form one parcel.
- (c) The applicant to pay registration fees, taxes on the closed road as if levied, and legal fees."

Your Board RECOMMENDS that the foregoing be approved.

2. Removal of Parked Cars During Snow Removal Operations

"In March, 1967, Section 179 of the Provincial Motor Vehicle Act was amended by the insertion of the following sub-sections:

- '2(a) Where a vehicle is standing or parked in a position that causes it to interfere with the removal of snow from a highway by a person authorized to do so by the Minister of Highways or a municipality, the person so authorized or a peace officer may -
 - (a) move the vehicle; or
 - (b) cause it to be moved.'

On December 7, 1967, Council authorized that a number of Engineering Department personnel be authorized to move vehicles which are parked in a position that cause them to interfere with the removal of snow from streets and lanes. It is not proposed that the authorized civic employees impound vehicles, but they would have the authority to move interfering vehicles and return them as close as practical to their original location after the snow has been cleared from the street.

In accordance with practice followed since 1967, I RECOMMEND that the personnel of the Engineering Department shown on the attached list be authorized to move parked vehicles as provided in Section 179, sub-section 2(a) of the Provincial Motor Vehicle Act, between 15th November 1971 and 15th March 1972, and previous authorization be rescinded."

Your Board RECOMMENDS that the foregoing be approved.

3. Proposed Storm Sewer on S.W. Marine Drive
From Glendalough Place to Blenheim Street

"The existing sewer is inadequate in size to serve the tributary area. It is therefore proposed to lay a new storm sewer and retain the existing pipe for sanitary sewage, subject to approval of Item 4.

Estimated cost of the work is \$11,500.

I RECOMMEND that \$11,500 be appropriated from Account Code 117/7904 'Reconstruction and Relief' unallocated."

Your Board RECOMMENDS that the foregoing be approved.

4. Servicing Area E - Champlain Heights

"The 1971 Sewers Capital Budget included an allowance of \$450,000 for the sewerage of Area E of Champlain Heights, however, a decision on final street layout and land usage for this area has not yet been made.

Detailed plans of the final layout are not expected until early 1972. This means that it will not be possible to commence sewer construction until late in the Spring, consequently, the maximum amount required for this area during the 1971 Budget year is expected to be less than \$200,000. In order to provide funds so that other work may proceed, it is desirable to transfer \$250,000 out of this account at this time.

I RECOMMEND that \$250,000 be transferred from this account and distributed to Sewers Capital Accounts as follows:

- (a) 'Reconstruction and Relief - Unallocated',
Account Code 117/7904 \$ 67,000
- (b) 'Pollution Control - Unallocated',
Account Code 117/7905 \$100,000
- (c) 'Miscellaneous Unallocated',
Account Code 117/7906 \$ 83,000. "

Your Board RECOMMENDS that the foregoing be approved.

5. Sewage Pump Station and Force Main
at 7th Avenue and Glen Drive

"As part of the program of sewer reconstruction and separation generally approved by Council on July 27, 1971, a sewage pumping station will be required at 7th Avenue and Glen Drive together with a sewage force main to convey the sanitary sewage from the station to the 8th Avenue Interceptor.

The estimated cost of the pump station and force main is \$62,000.

I RECOMMEND that \$62,000 for this project be appropriated from Account Code 117/7905 'Pollution Control', subject to approval of the preceding Item 4."

Your Board RECOMMENDS that the foregoing be approved.

Board of Administration, November 5th, 1971 (WORKS) 3

6. Modifications to the Special Street
Lighting Project
Item 2 of Court of Revision No. 406

The City Engineer reports as follows:

"A Special Street Lighting Project was advanced on the Initiative Principle to replace the street lighting on the streets within the area bounded by 33rd Avenue, Granville Street, 41st Avenue, Laburnum Street, 37th Avenue and the V&LI Right-of-Way. The project was advanced because the existing street lights do not provide adequate lighting for public safety and the average cost of maintaining these lights is approximately twice the average cost for all the street lights in the City. The poles and underground cables which have been in service for 47 years have deteriorated through age and must be replaced in the near future.

The project to replace these lights was not defeated by the owners. 219 Notices of Objection were received while 232 were required to defeat the project.

At the meeting following the Court of Revision, Council requested that 'the City Engineer be instructed to report back on the Avenues of Area 2 in item 2 that have no lighting; such report to suggest alternatives for lighting and alternatives for level of illumination'.

(a) Streets That Have No Lighting:

There are 15 blocks where street lights exist at the intersections only. These are short blocks but the distance between the lights averages 320 feet which is 40% further apart than on the other streets where the spacing averages 230 ft. As a result, there is effectively no light on the roadways midblock.

The unlighted streets occur in four locations. As a result, if lighting is installed on these streets only, there will be 15 places where traffic will have to pass from the old to the new lighting. These transitions create poor seeing conditions and also draw greater attention to poor visibility under the old lighting.

The formula for distributing the extra costs for a Special Street Lighting Project is based on the amount of assessable abutting property and is not equitable for projects where more than 35% of the abutting property is exempt or non-assessable. Most of these unlit streets have more than the average flankage property abutting. As a result, the average cost per foot of assessable property will be increased by approximately 25%. The costs of doing the smaller, separated projects will be further increased by over 10% because the costs for the service connections and controls must be distributed to the small projects.

I estimate the property owner's rate per foot for the small projects will amount to \$2.85 (total cost) instead of \$2.10 which was estimated for lighting the whole area, a 36% increase.

(b) Alternative Types of Street Lights:

At the Court of Revision, a resident requested that shorter poles be used. The design of the poles and fixtures is controlled by the mounting height of the lights which is critical because it affects the glare produced and thereby limits the amount of light that can be emitted from the fixture. A minimum height of 20 feet is set out in the 'Recommended Practices'.

Some cities have installed both a street lighting system and decorative lights in their commercial and historical areas. On residential streets, the street lighting poles could be installed at a spacing of up to 200 feet using the standard davit street lights and the decorative lights, which may be only 10 to 12 feet high, could be installed at spacings as low as 50 feet apart. The cost of the double lighting system would be approximately 50% greater than the Special Light Standard Project. If the present cost sharing formula is used, the property owner's rate would amount to approximately \$3.70, which is 75% greater than for the Special Light Standard Project.

/continued . . .

Clause 6 Continued

(c) Level of Illumination:

The intensity and uniformity of light on streets is as important to public safety as the width, curvature, grade and other engineering considerations involved in road design. Many factors affect the amount of light required on the street. Some of these are the weather, the amount of vehicular and pedestrian traffic, glare from street lights and headlights, age of the drivers and pedestrians, etc.

Proven engineering standards should be used for the basis of designing facilities that affect the safety of the public. The standards for street lighting used by the City are based on the 'Recommended Practices' promulgated by the Illuminating Engineering Society which have been adopted by the Canadian and American Standards Associations and are also comparable to the International standards used in European and Asian countries.

If a 'more attractive' installation is desired, the quality of the lighting should at least meet the basic standards. The special project which was advanced for this Area is designed to provide the minimum recommended illumination.

If Council wish to replace the existing street lighting on a one-for-one basis, it would cost 72% of the cost for the Special Light Standard Project which was advanced at the Court of Revision. The lighting would not be in accordance with the 'Recommended Practices' nor would it provide the uniformity of lighting which is required for good visibility.

If the City Council wish to install lighting on only the unlit blocks or wish to install an alternative type of lighting other than the post-top design proposed for the Special Light Standard Project, it will be necessary to advance a new local improvement project for the work.

RECOMMENDED:

- (1) that the Special Light Standard Project, using post-top fixtures, be proceeded with for Item 2 of Court of Revision July 29, 1971 No. 406 (copy attached);
- (2) that this work be added to the Street Lighting Contract with Ricketts-Sewell Electric Ltd. which is now in progress."

Your Board RECOMMENDS that the foregoing report of the City Engineer be adopted.

7. Local Improvements by "Petition"

First Step

The City Engineer reports as follows:

"I consider it advisable to carry out the following projects as Local Improvements:

Pavement and Curbs, Local Residential

- | | | |
|------------------------------------|-----|--|
| - Rosemont Drive | N/S | Kerr Street to 58th Avenue |
| Rosemont Drive | S/S | Kerr Street to Butler Street |
| - 62nd Avenue and Butler Street | | Kerr Street to 86 ft. East of Brooks Street. |
| - Hartley Street,) | | |
| 61st Avenue,) | | North of 62nd Avenue |
| McKinnon Street Loop) | | |
| - Kinross Street | | 62nd Avenue to a pt. approx. 435 ft. north. |
| - Doman Street,) | | |
| 60th Avenue,) | | North of 62nd Avenue. |
| Brooks Street Loop) | | |
| - 63rd Avenue and McKinnon Street. | | Kerr Street to 62nd Avenue. |
- (The above is all one project)

Clause 7 Continued

- ### P.C. Concrete Sidewalks

- (The above is all one project)

Special Light Standard Projects

- | | |
|---|---|
| - Rosemont Drive | Kerr Street to 58th Avenue and Butler Street. |
| - 62nd Avenue & Butler Street | Kerr Street to 86 ft. east of Brooks Street. |
| - Hartley Street, 61st Avenue,
McKinnon Street Loop. | North of 62nd Avenue. |
| - Kinross Street | 62nd Avenue to a point approx. 435 ft. north. |
| - Doman Street, 60th Avenue,
Brooks Street Loop. | North of 62nd Avenue. |
| - 63rd Avenue and
McKinnon Street. | Kerr Street to 62nd Avenue. |

(The above is one project)

- Butler Street From 86 ft. east of Brooks Street to
Rosemont Drive.

Light Standard Project

Kerr Street From Rosemont Drive to 120 ft. south of
63rd Avenue.

The City's share of these improvements is available in the 1971 Streets and Street Lighting Capital Budgets, as follows:

Light Standard Projects	\$ 12,114	Account No. 217/7904
Curb & Gutter and P.C. Concrete Sidewalks	\$294,740	Account No. 147/7917 *
	<u>\$306,854</u>	

* \$269,158 is currently available in Account No. 147/7917, the remaining \$ 25,582 to be transferred from Account No. 147/2910 'Champlain Heights - Opening Streets & Lanes' since the funds remaining in this account (\$206,000) will not be fully required before the 1972 Capital Budget is approved.

All the projects are in the City's Champlain Heights Subdivision."

Second Step

The Director of Finance submits the following report on the financial arrangements:

/continued . . .

Board of Administration, November 5th, 1971 (WORKS) 6

Clause 7 Continued

"In accordance with the provisions of the Local Improvement Procedure By-Law I am submitting the City Engineer's report dated October 29, 1971.

The estimated total cost of these improvements is \$540,672 and the City's share of the cost is \$306,854.

I have to report that the necessary financial arrangements can be made to carry out this work."

Your Board has decided that it is desirable to undertake the projects referred to and RECOMMENDS that:

- (1) The reports of the City Engineer and Director of Finance be adopted together with the detailed Second Step Report on file in the City Clerk's Office.
- (2) The City-owned parcels shown on the list attached to the detailed Second Step report for the Local Improvement projects be declared assessable.
- (3) The Assessment Commissioner be directed to post the general notice of the Court of Revision in the City Clerk's Office.
- (4) \$25,582 be transferred from Account 147/2910 to Account 147/7917.

INFORMATION:

8. Proposed Anti-Whistling By-law

The Corporation Counsel reports as follows:

"On October 19, 1971 I was asked to report on whether or not Council has the power to prohibit trains whistling at specific railway crossings in the City as distinct from a by-law which prohibits whistling at all crossings within the City.

Under the Railway Act the City has power to prohibit trains whistling at those crossings which are protected in a manner satisfactory to the Canadian Transport Commission.

In the present context, therefore, Council could legally pass a by-law prohibiting trains whistling on the Burlington Northern Railway from Boundary Road to Clark Drive and on the Burrard Inlet Line from Clark Drive to Powell Street without reference to other railway crossings in the City. "

YOUR BOARD SUBMITS the foregoing report of the Corporation Counsel for Council's information.

(The Board of Administration report dated October 15, 1971 is circulated for Council's information)

9. Hudson Street Bridge

At a Council meeting of July 27th, 1971, a delegation submitted a brief urging Council to join in asking to have the Government's decision respecting tolls on the proposed Hudson Street Crossing reconsidered. Council referred the matter to the Standing Committee on Transportation. The matter was deferred at a Transportation Committee meeting of August 26th, and came before Council again on September 14th, at which time Council passed the following motion:

"that the Board of Administration submit a report on details of the latest proposals by the Federal Government concerning the proposed Hudson Street Bridge."

The City Engineer submits the following progress report:

"The only plans that the City is aware of are those based on tolls, and the details with respect to the Vancouver approaches have been agreed to by Council. The only outstanding matters are with respect to cost sharing of pavement widening on Granville Street between 70th and 72nd and a finalization of details with respect to exclusions in the landscaped strip on the north side of Marine Drive. Council's views on both these have been transmitted to Ottawa, and to date there has been no further reply.

Since Council's resolution of September 14th, 1971, we have contacted Ottawa asking for any alternate plans in connection with the above project. We have been advised in a letter dated October 13th that the policy of tolling is receiving further consideration by the Federal Government at the ministerial level, and until that review is completed, we are unable to receive any further information. The officials were unable to give any estimate of when this review might be completed."

In these circumstances, this report is submitted as one of progress for Council's information.

Your Board submits the matter to Council for information.

10. Condition of 4500 Block Ontario Street and Security at Capilano Stadium Property

At the Council Meeting of August 31, 1971, the City Engineer was requested to report to Council on the condition of curbs, gutters and pavement for the 4500 Block Ontario Street, boulevard maintenance and perimeter security of the Stadium property and the following report is submitted:

"The 4500 Block Ontario Street between East 29th and East 30th Avenues is presently lacking curbs, gutters and permanent asphalt pavement. There is a permanent concrete sidewalk on the east side fronting private residences and a temporary screenings walk on the west side alongside the Stadium property. In response to a petition from Mr. Pruden, et al, on this subject dated August 23, 1971 a Local Improvement petition form for curbs and pavement was sent to Mr. Pruden on September 14, 1971. If this petition is returned sufficiently signed before the end of January, 1972, the project will be advanced to a Court of Revision in May for construction during the summer of 1972. On completion of this section, Ontario Street between East 29th and 33rd Avenues forming the east perimeter of the Stadium will be completely improved.

/continued . . .

Board of Administration, November 5th, 1971 (WORKS) 8

Clause 10 Continued

Melrose Avenue is the north perimeter Street of the Stadium between Ontario Street and Midlothian Avenue. It is not improved by curbs, sidewalks or permanent pavement. Its strip pavement is in good condition and requires little maintenance. The improvement of this street by installation of curbs, gutters and permanent pavement could be initiated by the City at an estimated cost of \$28,000. As this street is bounded on the north side by Hillcrest Park, the total cost of this improvement would be borne by the City.

The maintenance of street boulevards is left largely to the abutting property owners. Where they are not so maintained, City forces scythe the grass or other growth as necessary to restrict the growth. Boulevards on the west side of Ontario Street adjoining Capilano Stadium have been receiving this limited maintenance from City street crews.

The Stadium property is not bounded by any form of security fencing. The Stadium itself is enclosed by a timber hoarding which has been breached in places. The parking areas surrounding the Stadium are however, outside this hoarding and are freely accessible, having an old post and wire rope railing around the perimeter of the property. The access crossings into the parking area are without gates. See attached Drawing No. GD 576.

An area of the parking lot between Ontario Street and the Stadium structure and largely south of 30th Avenue is to be the site of an 84 car parking lot to be constructed and controlled by the Park Board to provide additional parking for Riley Park on the east side of Ontario Street. This development will provide a screen planting on the west side of Ontario Street to a point just north of 30th Avenue.

The security of the property could be improved by one of the following alternative methods:

- (a) To provide optimum security to the property, a security fence could be erected on the perimeter of the property consisting of a 6 ft. high chain link fence with barbed wire strands at the top and gates at the entrances to the parking areas. The cost of such a fence is estimated to be \$20,000.00.
- (b) In order to restrict the free use of the extensive parking area and its abuse by dragsters, a timber curb and reflectorized posts could be installed across the two entrances of Melrose Avenue and also across the parking area between the north-east corner of the Stadium and the north property line. This would seal off the parking area north and west of the Stadium to vehicles but leave the parking area on the north-east side of the Stadium with sufficient and freely accessible parking for use of patrons of the Art Gallery presently using the Stadium. The existing post and wire rope railing is in disrepair and should be restored also. The estimated cost for this work is \$3,500.00.

This would not increase the security of the Stadium, but would eliminate abuse of the parking area by vehicles.

There are no current plans for renovation or major redevelopment of the Stadium, its appearance therefore is likely to remain the same for some time. In order to screen this property from the residents of the subject block the following improvements may be adopted:

/continued . . .

Board of Administration, November 5th, 1971 (WORKS) 9

Clause 10 Continued

1. A tall evergreen screen planting could be installed on the west side of Ontario Street from East 29th Avenue extending approximately 300 ft. south to join the screen planting proposed by the Park Board. The cost of such a screen planting is estimated to be \$2000.00.
2. In order to screen the entire area from the perimeter streets a 4 ft. high ridge of soil could be placed at the property lines common to the perimeter streets, excepting the length to be landscaped by the Park Board. This ridge could then be landscaped with ground cover and shrubbery. The cost of this development is estimated to be \$25,000.00."

Your Board submits the above report of the City Engineer for Council's information.

FOR ADOPTION SEE PAGE(S) 242-243

SOCIAL SERVICE AND HEALTH MATTERS

RECOMMENDATIONS

1. Group Trailer Parking : Century Dog Club of B.C.

The Medical Health Officer reports as follows:

"An application has been received from the Century Dog Club of B.C. for the parking of approximately thirty (30) trailers and/or campers on the Pacific National Exhibition grounds from November 26 to November 28, 1971.

This group consists of exhibitors in the Dog Show to be held in the Show Mart Building of the Pacific National Exhibition.

Authority for allowing these arrangements is contained in By-law No. 3986, Section 3.(2) which reads as follows:

'The Council may, upon the recommendation of the Medical Health Officer, permit trailers and house-cars to be occupied as living or sleeping quarters in areas other than those within the boundaries of a trailer court for a specified period of time. Such permission shall not be granted in respect of individual trailer or house-car units but shall be limited to groups comprising ten or more of such units.'

Sanitary arrangements will be to the satisfaction of the Medical Health Officer."

Your Board RECOMMENDS:

THAT the application from the Century Dog Club of B.C. for the parking of thirty (30) trailers and/or campers on the P.N.E. Grounds from November 26 to November 28, 1971, be approved.

FOR ADOPTION SEE PAGE(S) 243

BUILDING AND PLANNING MATTERSRECOMMENDATIONS:

1. The Construction of an Addition to the Existing Gasoline Service Station and to use the Building on this site at 2611 Kingsway for an Automatic Car Wash with ancillary Gasoline Filling Pumps

The Director of Planning and Civic Development reports as follows:

"Mohawk Oil Company have filed Development Permit Application #56647 to construct an addition to the existing old gasoline service station and tire shop building on this site to use this building for an automatic car wash with ancillary gasoline filling pumps.

The site is located in a C-2 Commercial District on the north east corner of Duchess and Kingsway.

Six neighbouring property owners across the City lane to the north were notified of this Development Permit Application and there were three letters of objection received. These letters included objections to possible excessive noise, spray and traffic congestion in the City lane.

The Car Wash building would be located immediately adjacent to the rear property line of the site across the lane from existing dwellings and the site is approximately 4 feet above the grade of the existing City lane.

The applicants have indicated that the building cannot be re-located on the site due to conditions of their lease.

The Technical Planning Board and the Town Planning Commission recommend that Development Permit Application #56647 be REFUSED as the proposed use is considered unsuitable having regard to the close proximity of the building to the existing residential dwellings.

It being noted however that further consideration would be given to a Development Permit Application if filed indicating a car wash building being more suitably located towards the front of the site adjacent to Kingsway and the site being suitably screened."

Your Board RECOMMENDS that the Development Permit Application No. 56647 be REFUSED in accordance with the recommendation of the Technical Planning Board and the Town Planning Commission.

DELEGATION REQUEST:

Mohawk Oil Company

2. Development Permit Application #57100.
Proposed Warehouse - 1125 West 8th Avenue
in Fairview Slopes Area

The Director of Planning & Civic Development reports as follows:

"Cooper, Tanner and Associates on October 15, 1971, completed Development Permit Application No. 57100 to erect a two-storey warehouse with accessory offices at 1125 West 8th Avenue.

The 50 ft. wide by 110 ft. deep lot - being Lot 13, Block 314, D.L. 526 - is located on the north side of West 8th Avenue between Alder and Spruce Streets.

cont'd . .

Clause 2 continued

The site is within an area currently zoned as an M-1 Light Industrial District and the requested development is an 'Out-Right Use' at this location.

The site is located within the Fairview Slopes rezoning proposal area. City Council on June 29, 1971, in considering the recommendations of the Standing Committee on Planning and Development with respect to the rezoning of the Fairview Slopes, resolved in part:

'THAT all development permit applications received which are within the boundaries of 6th Avenue, Ash Street, 8th Avenue and Hemlock Street be reported to Council.'

Although the proposed warehouse development would not be in conformity with the CRM-1 zoning proposals submitted to Council to date for this area; withholding action under the provisions of the Vancouver Charter is not considered appropriate. Council's Standing Committee on Planning and Development on June 17, 1971 considered a suggested alternative low rise family-oriented zoning for the central six blocks in the area and the Committee's recommendation, adopted by Council on June 29, 1971 was to defer action on amending the Zoning and Development By-law to include the proposed CRM-1 regulations and on the rezoning of the area bounded by 6th Avenue, Ash Street, 8th Avenue and Hemlock Street, pending receipt of the interim report of the City's consultants, Thompson, Berwick, Pratt and Partners.

City Council have still to receive the Planning Consultants Study and recommendations for the Fairview Slopes area, and even though the Consultants' Report #3 will be presented to Council very shortly, it will not contain recommendations on the Fairview Slopes specific enough to enable the necessary zoning changes to be made in the requisite 30 + 60 day withholding period allowed by the Vancouver Charter.

Two alternatives for dealing with the Development Permit Application are:

1. Instruct the Director of Planning to issue the Development Permit subject to the development otherwise complying with all relevant regulations of the Zoning and Development By-law.
2. For the City to now acquire the site - (the assessed value is \$25,550 - \$16,670 for land; \$8,800 for improvements.)

Alternate No. 1 is recommended as although the proposed development is in conflict with all Zoning proposals recommended to date; it will be some time before final zoning proposals are determined. Further that the warehouse development is on a 50 ft. wide lot and with the slope of the land only one storey (containing the accessory office portion of the building) will be visible from West 8th Avenue.

Recommendation:

It is recommended that the Director of Planning issue Development Permit No. 57100 subject to compliance with all relevant regulations of the Zoning and Development By-law."

Your Board RECOMMENDS that the recommendations of the Director of Planning & Civic Development be endorsed.

LICENSES AND CLAIMS MATTERS

RECOMMENDATIONS

- 1. Claim No. 11600
Accident - December 5, 1970
Christopher Payne

The Corporation Counsel reports as follows:

"Mr. Christopher Payne was involved in an automobile accident on December 5, 1970 which resulted in damage to a City owned motor vehicle under the control of the Fire Department. The Legal Department has had fairly extensive negotiations with the insurers of Mr. Payne but no settlement has been arrived at. The amount of the damage to the City owned vehicle is \$802.79.

Since no settlement of the accident has been negotiated the only alternative that the City has is to commence legal action against Mr. Payne before December 5, 1971 in order to protect its claim.

Accordingly I recommend that authorization be given for the commencement of an action against Mr. Christopher Payne to recover the damages incurred by the City."

Your Board RECOMMENDS that the recommendation of the Corporation Counsel be approved.

FOR ADOPTION SEE PAGE(S).....244

FIRE AND TRAFFIC MATTERS

RECOMMENDATION

1. Special Temporary Christmas
Traffic Control Measures

The City Engineer reports as follows:

"Arrangements are being made to establish traffic control measures in the downtown area to handle the above normal volumes of traffic which occur during the Christmas season. These regulations, which are worked out in consultation with the Police Department, Transit and Downtown Business Association officials, will be established on November 12th, 1971, and will be similar to those established in previous years.

In the past, these regulations have been reported through the Official Traffic Commission to Council for information. The Chairman of the Official Traffic Commission has suggested that in future years these regulations be handled departmentally without reporting to the Official Traffic Commission or Council.

A brief description of the proposed temporary regulations is as follows:

PARKING PROHIBITIONS

Parking prohibitions during the business day, as in previous years, will be established on sections of downtown streets. Variations this year include:

- (a) Major sections of Granville Street and Hastings Street will not have additional parking restrictions this year for the Christmas season since extensive parking prohibitions were implemented early last year as part of the imbalanced lane arrangements recommended in the 1970 Downtown Transit Operations report.
- (b) The block of Howe Street between Granville Street and Robson Street, which has been closed for Block 52 construction, now has two lanes available for traffic, and accordingly a parking prohibition will be installed as and when required on the west side of Howe Street in the block north of Georgia Street.
- (c) Parking prohibitions will be added this year on the north side of Dunsmuir Street between Richards Street and Homer Street, the east side of Main Street between Pender Street and Hastings Street and on the south side of Water Street between Abbott Street and Cambie Street. This latter prohibition will be necessary when the new Woodward's Garage opens, tentatively on December 1st.

TURN PROHIBITIONS

Temporary turn prohibitions will again be imposed where needed at the discretion of the Police Department.

PASSENGER ZONES

Passenger zones are being established near all major Department Stores and at other locations where they will assist in preventing double parking.

Clause #1 continued

TRANSIT

In former years B.C. Hydro implemented special schedule changes to accommodate peak periods. This year no special changes are planned, but increased service will be implemented as and when the need is felt. The City, together with the Downtown Business Association, will be providing a free bus service within the downtown area (from Granville Street and Smith Street to Hastings Street and Carrall Street) from November 12th to December 24th, similar to that provided during the summer months.

NEW PARKING FACILITIES

Two new major parking facilities will be available during the Christmas period: approximately 550 stalls for transient parkers in the Block 52 development, and approximately 550 stalls in the new Woodward's Garage extension."

Your Board submits the proposed Christmas traffic regulations for information and RECOMMENDS that future Christmas traffic regulations be handled departmentally without referring them to the Official Traffic Commission or Council prior to implementation.

RECOMMENDATION AND CONSIDERATION

FOR ADOPTION SEE PAGE(S) 244

2. Surplus Fire-Fighting Equipment

The Fire Chief and Purchasing Agent report as follows:

"BACKGROUND

- (a) On September 30, 1971, the City advertised a Surplus 1943 Bickle-Seagrave and a 1947 LaFrance Fire Engine for sale.
- (b) On October 13, 1971, the B.C. Antique Fire Apparatus Association submitted a request that the 1943 Bickle-Seagrave Fire Engine be preserved for display at a local museum, such as Heritage Village.
- (c) A report of the Standing Committee of Council on General Purposes, dated October 14, 1971, stated in part : 'The Committee noted a request, submitted through a member of the Committee, from the Antique Fire-fighters Association, for the purchase, at a nominal sum, of fire-fighting equipment being disposed of by the City.'
- (d) On November 1, 1971, your Board opened the Offers described in (a) above and referred them to the Fire Chief and Purchasing Agent for tabulation and report.

OBSERVATIONS

- (i) Only one offer was submitted for the above-noted fire engine, i.e. Lever Arms Services Ltd. offered \$301.00 for the 1943 Bickle-Seagrave Fire Engine, and \$501.00 for the 1947 LaFrance Fire Engine. We consider this offer to be too low, and are recommending that it be rejected, and, if the fire engines are not otherwise disposed of by City Council, that they be put up for public auction at a later date. The City's Auctioneer estimates that at least double the above amounts could be obtained at an auction, and, in addition, they could be used to provide valuable publicity for the auction.

RECOMMENDATION AND COUNCIL CONSIDERATION

- (i) We recommend that the offer by Lever Arms Services Ltd. for the purchase of two fire engines, be rejected, and, if Council does not otherwise dispose of said fire engines, they be put up for public auction at a future date.

Board of Administration, November 5, 1971 (Fire 3)

Clause #2 Continued

- (ii) If Council decides to make the 1943 Bickle-Seagrave Fire Engine available for preservation and display, we recommend that ownership be transferred to the Heritage Village, thereby establishing the point of display (the Heritage Village could, in turn, make its own arrangements with the B.C. Antique Fire-fighters Association regarding restoration).
- (iii) If City Council wishes to grant the request of the Antique Fire-fighters Association 'for the purchase, at a nominal sum, of fire-fighting equipment being disposed of by the City', we recommend that when items become surplus the Antique Fire-fighters Association be notified, and, if they are interested, they can make their representations to City Council before such items are put up for sale."

Your Board RECOMMENDS that item (i) be approved and that items (ii) and (iii) be submitted to Council for CONSIDERATION.

(Copies of the letter from the B.C. Antique Fire Apparatus Association are circulated for Council's information)

DELEGATION REQUEST - B.C. Antique Fire Apparatus
Association

Delegation Request
FOR ADOPTION SEE PAGE(S) 244

Board of Administration, November 5, 1971 (FINANCE - 1)

FINANCE MATTERS

RECOMMENDATION

1. Increased Staff Requirements -
Sewer Design Branch, Engineering Department

The City Engineer reports as follows:

"The Sewers Engineering Branch is principally responsible for the planning and design of the City's sewerage system. It also provides a liaison service to the public and other interested parties in connection with administration of connections to the City's sewerage system. The staff have maintained a flow of design for construction by City forces as shown on Figure 1 together with technical direction on operational problems where this was required.

The present staff of 13 consists of the Sewer Engineer, one Civil Engineer II, two Civil Engineers I, one Engineering Assistant IV, three Engineering Assistants III, two Instrument Men and an Engineering Assistant II on loan from the Drafting Department and two Counter Clerks. The Engineering Assistant IV, two Instrument Men and two Counter Clerks do not contribute to the design function of the branch. In the report to Council of July 27, 1971 it was noted that in order to meet the proposed workload which will result from the increased program of sewer construction, approved by Council at that time, it would be necessary to enlarge the present staff. The reasons for this are:

- 1) The volume of work as indicated by capital expenditure will greatly increase as illustrated in Figure 1 (approx. 100% increase).
- 2) The work will be more complex than it has been previously due to conversion of the present combined system to separate storm and sanitary systems in highly developed areas.
- 3) The cost of engineering the conversion of a combined system to a separate system is greater than the cost of engineering a new separate system because existing works have to be incorporated into a total system.
- 4) The majority of the present staff now qualify for 20 days vacation a year which has reduced the man hours available over the years as shown in Figure 2 by approximately 1/2 man year.
- 5) Large development complexes such as Pacific Centre, Project 200, Block 42-52 etc. are occurring more frequently as redevelopment and land assemblies take place. These projects require considerable engineering time to ensure that they can be properly and adequately serviced by the City's sewerage system.
- 6) The introduction of capital budgeting has increased the time spent by engineers re-estimating and adjusting capital expenditures as projects proceed.
- 7) The Pollution Control Act is encouraging industry to connect to the City's sewerage system. This produces many enquiries from industry as to the feasibility of pretreatment systems which they may desire to install in order to meet the City standards and be able to discharge their effluent into the City system (Myer Frank Barrel Cleaning, Canada Packers, Intercontinental Packers etc. are a few examples).

Cont/d.

Clause No. 1 (cont'd.)

- 8) The accelerated program of construction of trunk sewers by the Greater Vancouver Sewerage and Drainage District must be co-ordinated with the City's facilities to ensure an optimum overall system. This requires the City reviewing the designs proposed by the Sewerage District prior to their finalization.

The Engineer's report adopted by Council on July 27, 1971 increased the sewer capital program from \$10.1 to \$17.1 million and the Sewer Board program within the City, from \$6.7 to \$13.1 million to be completed by 1976. The report anticipated that this program 'will entail increase in the staff of the Sewers Design Branch'.

Figure 1 shows the relationship between the sewer design branch establishment and the Capital Works Program from 1957 to 1971. Projecting this into the future, and bearing in mind the increased complexity of the approved program, it is indicated that four designers, plus four assistants to provide the necessary drafting and instrument work, will be required. However, as it is extremely difficult to estimate the precise staff requirements it is proposed to limit the present request to three designers and three assistants with the option of adding another designer and draftsman in 12 months time if the approved program is not being met.

Subject to a supplementary report by the Personnel Department, it is proposed that the required positions will be as follows:

- 2 Civil Engineers I
- 1 Engineering Assistant IV
- 2 Engineering Assistants III
- 1 Instrument Man

a) Tentative cost in 1971 (assuming the positions commence on December 1, 1971) will be -

	Total
1) Salaries	
2 Civil Engineers I	\$2,208
1 Engineering Asst. IV	965
3 Engineering Assts. III	<u>2,418</u>
	\$5,591
Fringe Benefits 12% of	671
2) Furniture	\$3,500
3) Drafting Equipment & Survey Instruments	1,150
4) Vehicles - 1 Truck & 1 car inc. purchase price	5,173
5) Office modifications	<u>700</u>
Total	<u>\$16,785</u>

b) Tentative annual cost -

1) Salaries	\$67,092
2) Fringe Benefits @ 12%	8,051
3) Vehicle maintenance and upkeep	<u>1,450</u>
Total	<u>\$76,593</u>

The Comptroller of Accounts advises that the funds required for the balance of 1971, estimated at \$16,785 will be provided as follows:

Salaries, Fringe Benefits & Auto Maintenance	\$6,382	Distributed to Capital Budget as part of the Eng. Overhead, charge to Capital projects.
Furniture, Equipment & Office Modifications	\$10,403	Provided in the Revenue Budget by a transfer from Revenue Surplus - Prior Years.

Board of Administration, November 5, 1971 (FINANCE - 3)

Clause No. 1 (cont'd.)

I recommend the foregoing staff increase be approved
and

that the funds required for the balance of 1971 estimated at \$16,785 be provided in accordance with the Comptroller of Account's report, it being noted that \$10,403 will require a transfer from 'Revenue Surplus - Prior Years'.

The salaries for the additional staff for this accelerated program appear to be eligible for inclusion under the Federal Provincial Employment Loans Program and participation will be applied for within the prescribed regulations."

Your Board

RECOMMENDS that the foregoing report of the City Engineer be adopted.

2. Replacement of IBM Computer Peripherals

Your Board has received the following report from the Director of Finance and the Co-ordinator of Data Processing and Systems.

"On April 6, 1971 Council authorized an increase in capacity for the City's computer system to provide sufficient capacity to meet the City's requirements for the next two or three years. Shortly thereafter, a number of manufacturers of IBM compatible computer equipment entered the Vancouver market. The Co-ordinator of Data Processing and Systems has reviewed the prices and performances of these products to determine whether any changes should be made in the computer system approved by Council in April. The equipment is generally less expensive than comparable IBM units.

The review demonstrated that the City could benefit by replacing many of the computer's components, presently supplied by IBM. The benefits would result in the form of a reduction in the cost of the computer system, and in a computer system which is better suited to the City's needs - now and in the future. The specific units recommended for replacement are the disk and tape units, (both are magnetic storage devices); the printer and associated control units. The recommended replacement equipment is supplied by Telex Computer Products. The detailed recommendations and the reasons therefore are listed in the report circulated.

It is recommended that the following recommendations contained in the supporting report be approved:

- (a) the leases on the IBM 2821, 1403 N1, 1416, 2311's, 2415's, 1316's and 2841 machines be cancelled in January 1972,
- (b) the Telex 5403, 5821 (1), 5328, 4 of 5312's, 6803, 3 of 6420 machines be leased in January 1972, and that the Telex contracts be signed subject to Corporation Counsel approval,
- (c) that \$6,300 of the one time costs for disk cabinets and disk packs be provided from the following accounts in the 1971 Data Processing and Systems Division's budget:

\$1,300 Equipment Rentals	7030/308
5,000 Printer replacement	7032/325

- (d) that \$1,000 for freight and cartage be provided in the 1972 Revenue budget,

Board of Administration, November 5, 1971 (FINANCE - 4)

Clause No. 2 (cont'd.)

(e) that the Purchasing Agent be authorized to restrict tenders on the disk packs to IBM, Caelus, and Memorex vendors."

Your Board RECOMMENDS that the recommendations of the Director of Finance and the Co-ordinator of Data Processing and Systems be approved.

3. Steel Scaffolding - Capilano Stadium

The City Purchasing Agent and Building Inspector report as follows:

"Bleacher seats in the Capilano Stadium have been dismantled due to the deteriorated condition of the wood plank seats. The steel framework is, however, still in serviceable condition, but because of the limited market for bleachers, we believe that only scrap value would be offered for this material. We estimate the scrap value to be approximately \$500.00.

There are holes in the fence near where the material is stacked, and we fear that unless it is removed very soon, much of it will be stolen.

The Board of Parks and Public Recreation have indicated that they can make good use of the material within the parks system, and are prepared to assume responsibility for the security and removal of the material."

Your Board RECOMMENDS that this material be turned over to the Board of Parks and Public Recreation for its estimated scrap value of \$500.00.

FOR ADOPTION SEE PAGE(S) 244

BOARD OF ADMINISTRATION

PERSONNEL MATTERS

REGULAR REPORT

OCTOBER 29, 1971

RECOMMENDATIONS:

1. Salary Review - Two Positions, Property Negotiator I and III,
Property & Insurance Division, Finance Dept.

The Director of Personnel Services reports as follows:

"On August 30, 1971, an award was made under the Permanent Referee Agreement increasing the class of Property Negotiator II from Pay Grade 26 to Pay Grade 27, effective February 1, 1971. At the request of the Assistant Business Manager of the Municipal and Regional Employees' Union, I have now conducted a salary review of the classes of Property Negotiator I and Property Negotiator III (one incumbent in each class).

The duties and responsibilities of these two classes are closely related to those of the Property Negotiator II class. The work of the Property Negotiator I is similar in nature to that of the II, the distinction being that the I receives assignments of less variety and complexity, and performs his duties with somewhat less independence. The III is the supervisor of the I and II's and as well is given responsibility for negotiating the more complex acquisition projects.

In his award for the Property Negotiator II's, the Referee placed primary emphasis on the necessity for negotiating skill which is a feature of this Class. This element is also clearly present for the Property Negotiator I and III as well. Also, I consider it important that traditional salary relationships be maintained in this class series.

In view of these factors, I recommend an upward salary adjustment for the Property Negotiator I from Pay Grade 20 to 21, and for the Property Negotiator III from Pay Grade 28 to 29, both effective February 1, 1971.

This report has been discussed with the Director of Finance and the Business Manager of the Municipal and Regional Employees' Union, both of whom are in agreement with the recommendations.

The estimated recurring annual cost of this proposal, determined by the increase in the final step in the Pay Range at second half 1971 rates and including fringe benefits at 10 percent is \$1,188.

The Comptroller of Accounts advises that the necessary additional funds for 1971 estimated at \$1,078 are available within the Departmental budget."

SUMMARY

<u>Incumbent</u>	<u>Present Classification</u>	<u>Proposed Classification</u>	<u>Effective Date</u>
S. L. Gray	Property Negotiator III Pay Grade 28 \$922-1104 (\$1104)*	Property Negotiator III Pay Grade 29 \$965-1160 (\$1104-1160)*	February 1, 1971

Board of Administration, October 29, 1971 ... (REGULAR REPORT - 2)

Clause No. 1 (cont'd.)

<u>Incumbent</u>	<u>Present Classification</u>	<u>Proposed Classification</u>	<u>Effective Date</u>
P.S.T. Shen	Property Negotiator I Pay Grade 20 \$643-772	Property Negotiator I Pay Grade 21 \$673-806	February 1, 1971

*Effective range under Personnel Regulation
160-1(a)

YOUR BOARD RECOMMENDS That the above recommendations of the
Director of Personnel Services be adopted.

FOR ADOPTION SEE PAGE(S) 244

BOARD OF ADMINISTRATION

PERSONNEL MATTERS

SUPPLEMENTARY REPORT

NOVEMBER 5, 1971

RECOMMENDATIONS:

1. Additional Car Allowances - Health Department

The Director of Finance reports as follows:

"The following letter has been received from the Deputy Medical Health Officer:

'This is to request that authority be given to place each of the Social Work Consultants located in Health Units II and III (one per Unit) on regular car allowance.

The use of a car is necessary to effectively carry out the responsibilities involved in these positions. The Consultants' activities in the general health and school programs are carried out in many locations within their respective Unit boundaries. These duties are performed in Child Health Centres, schools and clients' homes.

It is estimated that the average mileage per month will be 200 miles (approximately \$36.00 per month). There are sufficient funds in the department's budget to cover the additional expense from October 1 to the end of the year.

The two positions are vacant as of this date, however, the Personnel Department are in the process of recruiting and interviewing candidates and it is expected that the positions will be filled in the very near future.'

It is recommended that an auto allowance on a monthly basis, be approved for the two Social Work Consultants positions, one located in each of Health Unit II and Health Unit III, effective when the positions are filled."

Your Board RECOMMENDS that the above recommendation of the Director of Finance be approved.

2. Probationary Period for Senior Staff - Pay Grade 34 & Up

The Director of Personnel Services recommends approval of the following regulation concerning the probationary period for Senior Staff:

"Appointments to Senior Staff positions shall serve a probationary period of one year during which the employee must demonstrate his or her ability to perform the work satisfactorily."

I have discussed the time period of the probation for Senior Staff with several Department Heads and they all agree that a one year period is preferable to a six month period which is required for most unionized positions.

A performance report by the employee's supervisor will be submitted to the Board of Administration at the end of the 5th month and the 11th month to indicate whether or not the employee has performed his work satisfactorily.

Your Board RECOMMENDS that the above recommendation of the Director of Personnel Services be adopted in order to complete the regulations with respect to probationary service for all city staff.

BOARD OF ADMINISTRATION

PROPERTY MATTERS

NOVEMBER 5, 1971

INFORMATION

1. Expropriation - 626 East Pender Street
Mr. Dia Foon Soon

The Supervisor of Property and Insurance reports as follows:-

"A letter to Council dated September 10th, 1971, written by Mr. Dai Foon Soon, the former owner of the above property, requests final settlement to be in the form of a City-owned lot in exchange for the house he previously owned.

This matter has been the subject of various reports and correspondence since the property was vested in the City in accordance with a Resolution of Council of February 27th, 1968.

On August 29th, 1968, Council received a report from the Corporation Counsel which reviewed the steps in negotiations for this property and which also advised on the City's and the owner's legal status regarding the expropriation of the property. This report was in reply to a letter to Council dated August 13th, 1968 from Mr. Soon.

The report in effect states that the compensation received by Mr. Soon's legal counsel in the amount of \$6,600.00 constitutes final settlement. In view of the fact that Mr. Soon will not accede to arbitration procedure, the matter has been considered closed.

Subsequently, Mr. Soon has made verbal and written enquiries to various officials.

By letters dated March 22nd, 1971, Mr. Soon renewed his plea to both Alderman Phillips and the Hon. Dan Campbell, with copies to other Civic and Senior Government officials (copies attached). Alderman Phillips at that time requested and received information on the matter from the Supervisor of Property and Insurance. The Hon. Dan Campbell requested and received information from Commissioner G. Sutton Brown which contained advice from the City Solicitor again relating the steps in negotiations for the property and the City's and Mr. Soon's legal status in regard to the expropriation of the property.

As there is no change in the status of this property acquisition since it was last reported on, Council is respectfully referred to the attached report of the Corporation Counsel and the further advice of the City Solicitor contained in the memo from the Director of Planning and Civic Development, dated July 2nd, 1971 to Commissioner G. Sutton Brown, also attached."

Your Board submits the foregoing report of the Supervisor of Property and Insurance for the information of Council.

RECOMMENDATIONS

2. Proposed Firehall Site
Vicinity Burrard and Smithe Streets

The Fire Chief, the Supervisor of Property and Insurance and the Director of Planning report as follows:-

. . . (Continued)

Board of Administration, November 5, 1971 . . . (PROPERTY MATTERS - 2)

Clause No. 2 (Continued)

"City Council on July 13th, 1971, in considering a report of the Board of Administration, endorsed the recommendation of the Fire Chief designating Lot 12, Block 5, D.L. 185, situated on the North side of Haro-Smithe Connector between Thurlow and Burrard Streets, (designated as Site A on attached map) as the site for a proposed Firehall and authorized the Supervisor of Property and Insurance to immediately acquire the property.

Lot 12, which is divided into two parcels, legally described as the E 36' of Lot 12 and Lot 12 exc. the E 36', was selected because it met the locational requirements of the Fire Chief and it was a vacant site, 66' x 131'. Subsequent investigation revealed that just prior to Council's action of July 13th, 1971, the First Canadian Land Corporation (owner of adjoining Lots 11 and the East 36' of Lot 12) had acquired Lot 12 exc. the E 36' and Lots 13 and 14 to complete a land assembly of 264' frontage. In October they advised that they are completing negotiations for the corner (Lots A-D) and now control a frontage of 330'.

The First Canadian Land Corporation stated that they had been negotiating for many years for the assembly and proposed to re-develop the site shortly. Consequently they objected strongly to the City's proposed acquisition.

The City Solicitor was consulted and expressed the opinion that to proceed with the acquisition of Lot 12 would make the City liable for damage to the remainder of First Canadian's holdings over and above the basic market value of Lot 12.

In their letter dated October 7th, 1971, First Canadian Land Corporation advise that whereas they would prefer not to have a Firehall abutting their development, but if necessary, they are prepared to build a Firehall for the City and lease back and integrate it with their proposed development of shops and High-Rise Personal Care Home for Senior Citizens.

The Supervisor of Property and Insurance is of the opinion that the suggestion is not favourable to the City for the following reasons:-

- (1) Probability of high initial rental because of high capital cost of the land.
- (2) Probability of rental increases during term of lease.

The Fire Chief and the Director of Planning have examined various alternatives and concluded that the most desirable site from a traffic and operational view is the W $\frac{1}{2}$ Lot 8 and Lot 9, both except part incl. in Plan 10280 now road, Block 6, D. L. 185, known as 1070 Haro Street, situated on the South-East corner of Thurlow Street and the Haro-Smithe Connector (designated as Site B on attached map). This site measures approximately 99' x 131', comprising 12,620 sq. ft., is zoned RM-4, Multiple Dwelling and is improved by a 3 $\frac{1}{2}$ -storey frame apartment constructed in 1905.

A minimum of 99' frontage is essential to accommodate a design of a 3-bay Firehall in this location. This is partly due to zoning by-law side-yard requirements pertaining to a corner site and grade problems prohibiting access from the lane. An additional 5-10' of frontage may also be required. However, this property abuts City-owned property, which is partly used for surface public parking, and in balance by a B. C. Hydro rectifier station. If finalization of design suggests that additional frontage is required, a report will be made to Council for consideration.

. . . (Continued)

Clause No. 2 (Continued)

Preliminary estimates indicate that because of the disruption to the assembly, the cost of acquisition of 99' on the North side of the Haro-Smithe Connector would be approximately \$250,000.00.

The owners of W $\frac{1}{2}$ Lot 8 and Lot 9 reside in the U.S.A. and have advised that they are prepared to sell for the sum of \$160,000.00 as of November 15th, 1971. This offer to sell expires on November 15th, 1971. This amount is considered fair and equitable and represents the market value of the land.

It is anticipated that construction of the Firehall will not commence before March, 1972 and if Council approves acquisition, it is proposed to immediately advise the tenants of the City's plans which will allow them approx. 4 months to find alternative accommodation. There are approx. 42 persons living in the building. Most of them are single. Pemberton Realty Corporation (agents for the owners) have offered to give assistance to those requiring help to find alternative accommodation. Also the Director of the Dept. of Welfare & Rehabilitation has offered to give help and advice to all those tenants that are on social assistance or who are pensioners.

The Fire Chief and the Supervisor of Property and Insurance and the Director of Planning.,

RECOMMEND that:

- (a) That Council Resolution of July 13th, 1971, approving Lot 12, Block 5, D.L. 185 (Site 2) be rescinded insofar as Lot 12 is concerned.
- (b) That First Canadian Land Corporation offer to build and lease back a Firehall be not considered.
- (c) That Lots 8 W $\frac{1}{2}$ and 9 both ex. part incl. in Plan 10280 now road, Block 6, D.L. 185 be designated as a Firehall site and that the Supervisor of Property and Insurance be authorized to acquire, for the sum of \$160,000.00, and clear the land, the cost to be charged to Code 345/1301."

Your Board

RECOMMENDS the foregoing recommendations of the Fire Chief, the Supervisor of Property and Insurance and the Director of Planning be adopted.

* * * *

FOR ADOPTION SEE PAGE(S) 245

REPORT TO COUNCIL

STANDING COMMITTEE OF COUNCIL ON GENERAL PURPOSES

OCTOBER 28, 1971

A meeting of the Standing Committee of Council on General Purposes was held on Thursday, October 28, 1971, in the No. 1 Committee Room, City Hall, at approximately 9:30 a.m.

- PRESENT: Alderman Broome (Chairman)
His Worship the Mayor
Aldermen Adams, Bird, Calder, Hardwick,
Linnell, Phillips, Rankin and
Sweeney
- ABSENT: Alderman Wilson
- CLERK: D. Scott

Adoption Of Minutes

The Minutes of the meeting held October 14, 1971, were adopted.

The following matters are submitted to Council for information.

INFORMATION

1. Government Structure

(a) Meeting with Minister of Municipal Affairs

The Vancouver City Council on August 24, 1971, considered a communication from the Minister of Municipal Affairs dated August 19, 1971, respecting possible reorganization of the Vancouver Civic Government. The Minister stated in this letter that he would be prepared to discuss with Council the implications of this proposed structural change on the day to day operations of the City of Vancouver. When dealing with this matter Council referred the letter to this Committee for consideration and report.

At a meeting of the Standing Committee on October 14, 1971, the Committee instructed that the Minister be invited to meet with the Standing Committee in order that his proposals could be discussed. The Committee noted a communication from the Minister dated October 25th, wherein he advised that he would not be making a presentation to the Committee at this time.

RESOLVED that the communication from the Minister of Municipal Affairs dated October 25, 1971, be received.

(b) Presentation:
Dr. R. M. Clark

The Committee, at the last meeting, agreed that Dr. R.M. Clark be invited to the next meeting to present his brief on government structure.

Dr. Clark appeared before the Committee and reviewed his brief dated October 25th, dealing with possible changes in the form and structure of civic government.

The brief contained the following recommendations:

cont'd . .

- "(1) Increase the term of all Council members to three years.
- (2) Introduce a ward system on a limited basis and elect one-third of the aldermen on a ward basis.
- (3) Do not create two categories of council member - aldermen and councillors.
- (4) A. Increase the size of Council to 19, as suggested by the Honourable Dan Campbell. Six aldermen would be elected by wards, and twelve at large.
B. Increase the size of Council to 13, with four aldermen chosen on a ward basis and eight at large.
- (5) The Mayor should be elected at large as at present by the civic voters.
- (6) The Council should move in the direction of having a significant proportion of meetings of the Council and its standing committees commence in the early evening.
- (7) The Board of Administration should be retained with its present responsibilities.
- (8) The Mayor, the deputy mayor and the chairmen of the standing committees of the Council should meet monthly with the Board of Administration.
- (9) Each of the appointed members of the Board of Administration should have a full time research analyst."

Dr. Clark was thanked by the Chairman for the time he had spent preparing his brief and for the excellent presentation.

The Committee adjourned at approximately 10:30 a.m.

* * * * *

FOR ADOPTION SEE PAGE(S) 246